

067.A

Map

0003

Block

0026.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 883,200 /

USE VALUE: 883,200 /

ASSESSed: 883,200 /

Total Card /

Total Parcel

883,200

883,200

883,200

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No

Alt No

Direction/Street/City

35

JOYCE RD, ARLINGTON

Unit #:

Owner 1: DEL CANTO NICOLE

Owner 2: DEL CANTO FERNANDO IBARRA

Owner 3:

Street 1: 35 JOYCE ROAD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Own Occ: Y

Postal: 02474

Type:

Use Code

Land Size

Building Value

Yard Items

Land Value

Total Value

101

6175.000

459,500

423,700

883,200

Total Card

0.142

459,500

423,700

883,200

Total Parcel

0.142

459,500

423,700

883,200

Source: Market Adj Cost

Total Value per SQ unit /Card: 388.05

/Parcel: 388.05

Legal Description

User Acct

128873

GIS Ref

GIS Ref

Entered Lot Size

Total Land:

Land Unit Type:

Insp Date

10/12/18

Parcel ID

067.A-0003-0026.0

Tax Yr

Use

Cat

Bldg Value

Yrd Items

Land Size

Land Value

Total Value

Asses'd Value

Notes

Date

2022

101

FV

459,500

0

6,175.

423,700

883,200

Year end

12/23/2021

2021

101

FV

446,900

0

6,175.

423,700

870,600

Year End Roll

12/10/2020

2020

101

FV

446,900

0

6,175.

423,700

870,600

870,600

Year End Roll

12/18/2019

2019

101

FV

189,300

0

6,175.

393,400

582,700

582,700

Year End Roll

1/3/2019

2018

101

FV

189,300

0

6,175.

393,400

582,700

582,700

Year End Roll

12/20/2017

2017

101

FV

189,300

0

6,175.

345,000

534,300

534,300

Year End Roll

1/3/2017

2016

101

FV

189,300

0

6,175.

314,700

504,000

504,000

Year End

1/4/2016

2015

101

FV

177,400

0

6,175.

278,400

455,800

455,800

Year End Roll

12/11/2014

PREVIOUS ASSESSMENT

SALES INFORMATION

TAX DISTRICT

Grantor

Legal Ref

Type

Date

Sale Code

Sale Price

V

Tst

Verif

Notes

DEL CANTO NICOL

74185-429

1

2/26/2020

Convenience

1

No

No

SHEEHAN MAUREEN

62001-456

6/12/2013

470,000

No

No

GARDNER VIRGINI

60318-446

10/24/2012

Convenience

1

No

No

GARDNER VIRGINI

44249-177

12/7/2004

Family

1

No

No

CLEARY ALBERTA

28573-476

5/14/1998

Family

1

No

No

F

Building Permits

Activity Information

Date

Number

Descrip

Amount

C/O

Last Visit

Fed Code

F. Descrip

Comment

Date

Result

By

Name

4/20/2018

463

Addition

140,000

O

7/23/2019

Left Notice

DGM

D Mann

11/9/2006

973

Re-Roof

5,000

7/23/2019

Permit Visit

DGM

D Mann

9/8/1998

644

Manual

5,000

VINYL SIDING

10/12/2018

MEAS&NOTICE

BS

Barbara S

12/10/2008

Meas/Inspect

189

PATRIOT

4/3/2000

Meas/Inspect

264

PATRIOT

7/27/1993

RV

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

LAND SECTION (First 7 lines only)

DISCLAIMER

Use Code

Description

LUC Fact

No of Units

Depth / PriceUnits

Unit Type

Land Type

LT Factor

Base Value

Unit Price

Adj

Neigh

Neigh Infl

Neigh Mod

Infl 1

%

Infl 2

%

Infl 3

%

Appraised Value

Alt Class

%

Spec Land

J Code

Fact

Use Value

Notes

101

One Family

6175

Sq. Ft.

Site

0

70.

0.98

12

423,674

423,700

Total AC/HA: 0.14176

Total SF/SM: 6175

Parcel LUC: 101

One Family

Prime NB Desc

ARLINGTON

Total: 423,674

Spl Credit

Total: 423,700

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

aprob

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Type:

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Owner 2: -

Street 1: 35 JOYCE ROAD

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains .142 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1948, having primarily Clapboard Exterior and 2276 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 9 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code

Descrip/No

Amount

Com. Int

PROPERTY FACTORS

Item

Code

Description

%

Item

Code

Description

Census:

Flood Haz:

D

s

t

Topo

2

Above Stree

Street

Gas:

LAND SECTION (First 7 lines only)

Use Code

Description

LUC Fact

No of Units

Depth / PriceUnits

Unit Type

Land Type

LT Factor

Base Value

Unit Price

Adj

Neigh

Neigh Infl

Neigh Mod

Infl 1

%

Infl 2

%

Infl 3

%

Appraised Value

Alt Class

%

Spec Land

J Code

Fact

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